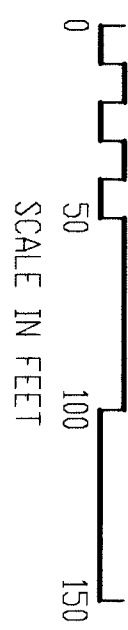


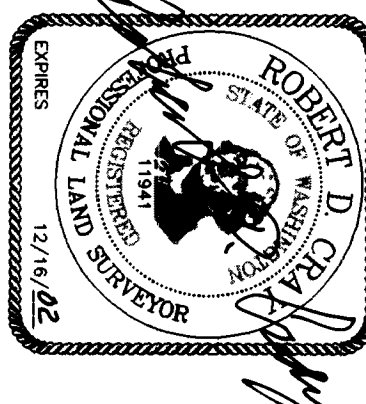
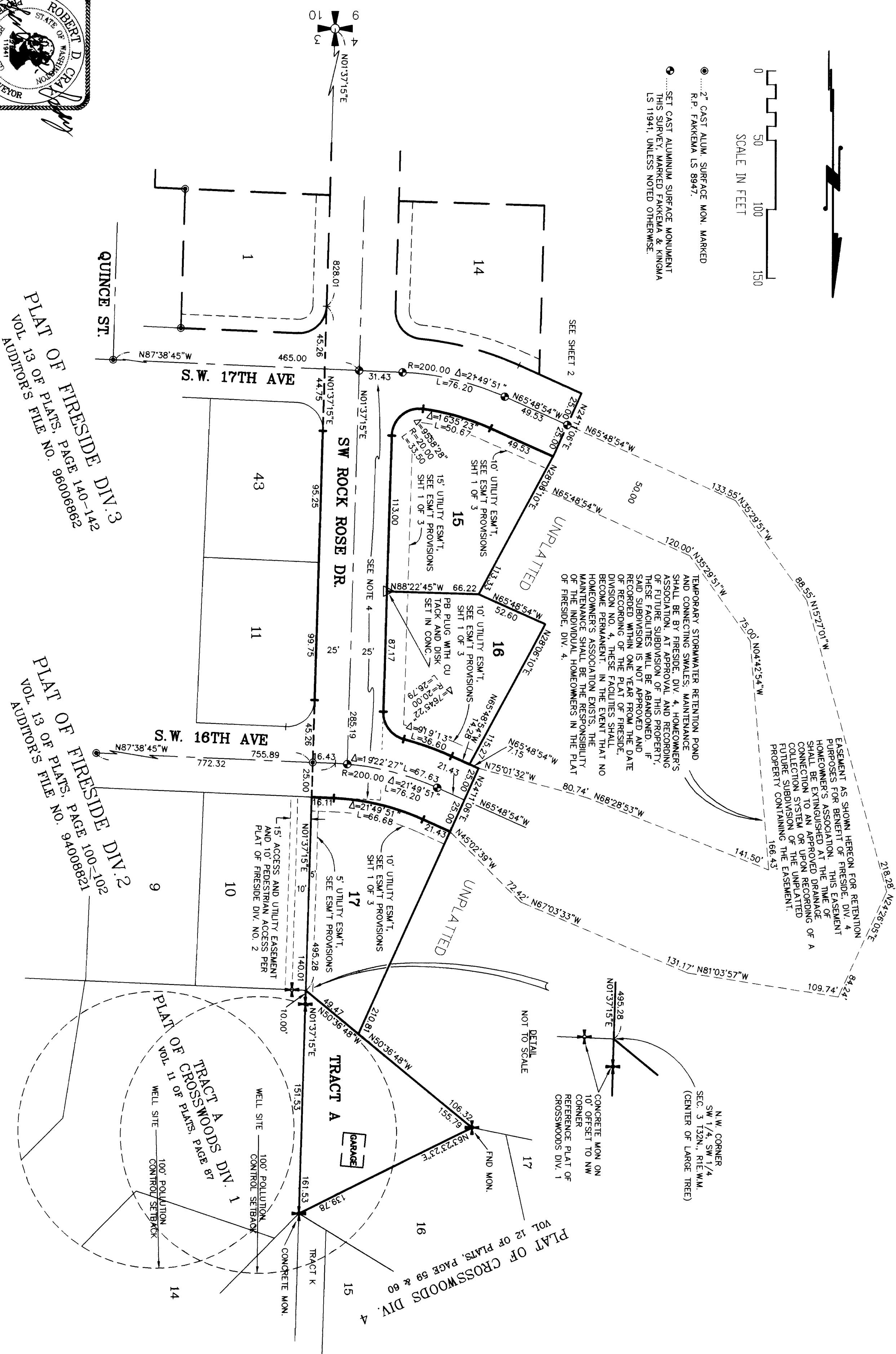
# PLAT OF FIRESIDE DIVISION NO. 4

IN THE SOUTHWEST 1/4 OF SECTION 3, TWP. 32N., R. 1 E.W.M. AND THE SOUTHEAST 1/4 OF SECTION 4, TWP. 32 N., R. 1 E.W.M.  
CITY OF OAK HARBOR, ISLAND COUNTY, WASHINGTON

PORTION OF ISLAND COUNTY PARCELS: R13203-084-0151, R13204-162-4360, R13204-105-5040 AND R13204-047-5130



- 2" CAST ALUM. SURFACE MON. MARKED R.P. FAKKEMA LS 8947.
- SET CAST ALUMINUM SURFACE MONUMENT THIS SURVEY, MARKED FAKKEMA & KINGMA LS 11941, UNLESS NOTED OTHERWISE.



1/8/01

SVR7E.DWG3 3625 3625043.DWG 01/03/2001



# PLAT OF FIRESIDE DIVISION NO. 4

IN THE SOUTHWEST 1/4 OF SECTION 3, TWP. 32N., R. 1 E.W.M. AND THE SOUTHEAST 1/4 OF SECTION 4, TWP. 32 N., R. 1 E.W.M.  
CITY OF OAK HARBOR, ISLAND COUNTY, WASHINGTON  
PORTION OF ISLAND COUNTY PARCELS: R13203-084-0151, R13204-162-4360, R13204-105-5040 AND R13204-047-5130

## DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT WE, THE UNDERSIGNED OWNERS AND MORTGAGE HOLDERS OF THE LAND HEREBY PLATTED, DO HEREBY PLAT, DEDICATE, RESERVE AND DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL STREETS AND AVENUES HEREON AND USE THEREOF FOR ALL PUBLIC PURPOSES NOT INCONSISTENT WITH THE USE THEREOF FOR PUBLIC HIGHWAY PURPOSES, ALSO THE RIGHT TO HAVE ALL NECESSARY SLOPES FOR CUTS AND FILLS UPON THE LOTS AND BLOCKS ON AND IN THE ORIGINAL REASONABLE GRADING OF THE STREETS AND AVENUES SHOWN HEREON ALSO THE RIGHT TO DRAIN THE STREETS AND AVENUES OVER AND ACROSS ANY LOT OR TRACT OF LAND, AND ALSO THE RIGHT TO TAKE A NATURAL COURSE AFTER THE STREETS ARE GRADED, PUBLIC UTILITIES ABOVE AND BELOW THE GROUND ON ALL STREETS, AVENUES, ALLEYS AND EASEMENTS ARE HEREBY DEDICATED TO THE CITY OF OAK HARBOR, WASHINGTON, GRANTED HEREBY IS A WAIVER OF ALL CLAIMS FOR DAMAGES AGAINST THE CITY OF OAK HARBOR WHICH MAY BE OCCASIONED TO THE ADJACENT LANDS WITHIN THE PLAT BY THE ESTABLISHED CONSTRUCTION, DRAINAGE AND MAINTENANCE OF SAID STREETS.

RESTRICTIVE AND PROTECTIVE COVENANTS APPLYING TO ALL LOTS IN THIS PLAT ARE RECORDED UNDER AUDITOR'S FILE NO. 2002-36625 RECORDS OF ISLAND COUNTY, WASHINGTON.

IN WITNESS WHEREOF WE HAVE HEREUNTO SET OUR HANDS AND SEALS THIS 3<sup>rd</sup> DAY OF January, 2001.

KRIEG DEVELOPMENT GROUP, INC.

*Karl C. Krieg III*  
KARL C. KRIEG III, PRESIDENT

*Chuck R. Krieg*  
CHUCK R. KRIEG, SECRETARY

WHIDEY ISLAND BANK

*Michael D. Cann*  
MICHAEL D. CANN, PRESIDENT

*Ryan H. Kinema*  
RYAN H. KINEMA, PRESIDENT

*Robert P. Fakema*  
ROBERT P. FAKEMA, SECRETARY

## ACKNOWLEDGMENTS

STATE OF WASHINGTON  
COUNTY OF ISLAND

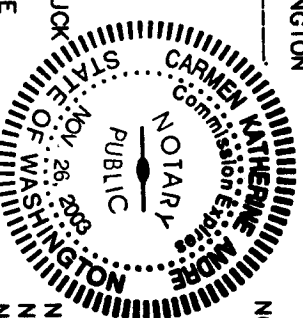
I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT KARL C. KRIEG, III AND DARLINE KRIEG, HUSBAND AND WIFE ARE THE INDIVIDUALS WHO APPEARED BEFORE ME, A NOTARY PUBLIC, AND ACKNOWLEDGED THAT THEY SIGNED THIS INSTRUMENT AND ACKNOWLEDGED TO BE THEIR FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED: January 3, 2001 NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON  
MY COMMISSION EXPIRES July 26, 2003

STATE OF WASHINGTON  
COUNTY OF ISLAND

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT KARL C. KRIEG, III AND CHUCK R. KRIEG, TO ME KNOWN TO BE THE PRESIDENT AND SECRETARY, RESPECTIVELY, OF KRIEG DEVELOPMENT GROUP, INC., RYAN H. KINEMA AND ROBERT P. FAKEMA, TO ME KNOWN TO BE THE PRESIDENT AND SECRETARY OF REICON, INC., AND MICHAEL D. CANN, TO ME KNOWN TO BE THE PRESIDENT OF WHIDEY ISLAND BANK, THE SAID CORPORATIONS WHO EXECUTED THE INSTRUMENT, AND ON OATH STATED THAT THEY WERE AUTHORIZED TO EXECUTE THE INSTRUMENT, AND ACKNOWLEDGED TO ME THAT SAID INSTRUMENT IS THE FREE AND VOLUNTARY ACT AND DEED OF SAID CORPORATIONS FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED: January 3, 2001 NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON  
MY COMMISSION EXPIRES July 26, 2003



## EASEMENT PROVISIONS

AN EASEMENT IS RESERVED FOR AND GRANTED TO THE CITY OF OAK HARBOR, PUGET SOUND ENERGY, GENERAL TELEPHONE CO. OF THE NORTHWEST, CASCADE NATURAL GAS CORPORATION, U.S. POSTAL SERVICE, TOI CABLEVISION OF WASHINGTON, INC. AND THEIR RESPECTIVE SUCCESSORS AND ASSIGNS UNDER AND UPON THE FRONT 10 FEET OF EACH LOT AND TRACT ABUTTING THE STREETS AND THE FRONT 15 FEET OF LOTS 15 AND 16 ABUTTING SW ROCK ROSE DRIVE AS SHOWN HEREIN IN WHICH TO INSTALL, LAY, CONSTRUCT, RENEW, OPERATE, MAINTAIN AND REMOVE UNDERGROUND CONDUITS, CABLES, WIRES AND VALUITS WITH NECESSARY FACILITIES AND OTHER EQUIPMENT FOR THE PURPOSES OF SERVING THE SUBDIVISION AND OTHER PROPERTY WITH ELECTRIC, TELEPHONE, WATER, GAS, CABLE TELEVISION AND POSTAL SERVICES, TOGETHER WITH THE RIGHT TO ACCESS AT ALL TIMES FOR THE PURPOSES STATED.

UTILITY EASEMENT FOR THE INSTALLATION AND MAINTENANCE OF A WATER LINE IS HEREBY GRANTED TO THE CITY OF OAK HARBOR OVER, ACROSS AND UNDER THE EAST 5 FEET OF LOT 17.

UPON APPROVAL OF THIS PLAT THAT 10 FOOT EASEMENT FOR PLACEMENT AND MAINTENANCE OF A 1-INCH WATER LINE DESCRIBED IN THAT INSTRUMENT RECORDED MAY 13, 1989, UNDER AUDITOR'S FILE NO. 220625, RECORDS OF ISLAND COUNTY, SHALL HEREBY BE EXTINGUISHED AND VACATED.

UPON APPROVAL OF THIS PLAT THAT 30 FOOT ACCESS AND UTILITY EASEMENT WHICH LIES WITHIN SW ROCK ROSE DR. AND IS DESCRIBED IN THAT INSTRUMENT RECORDED MAY 13, 1989 AND MARCH 7, 1989, UNDER AUDITOR'S FILE NOS. 220625 AND 86002463, RESPECTIVELY, RECORDS OF ISLAND COUNTY, SHALL HEREBY BE EXTINGUISHED AND VACATED.

## RESTRICTIONS

1. DIRECT VEHICULAR ACCESS TO AND FROM FORT NUGENT AVE IS NOT PERMITTED AT LOTS 4, 5 AND 6.
2. NO BUILDING, DECK, FENCING OR OTHER STRUCTURE SHALL BE ERRECTED WITHIN THE 25 FT. LANDSCAPE BUFFER.
3. NATURAL VEGETATION IS TO REMAIN WITHIN THE 25 FT. LANDSCAPE BUFFER, EXCEPT TREES DETERMINED TO BE A HAZARD MAY BE REMOVED, SUBJECT TO APPROVAL BY THE CITY OF OAK HARBOR, SAID BUFFER BEING ADJACENT TO FT. NUGENT AVENUE.

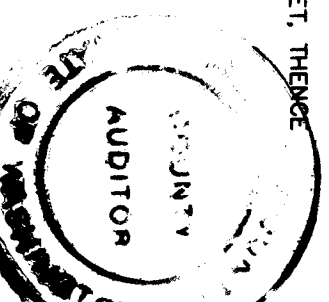
## GENERAL NOTES

1. CERTIFICATION, AS CONTAINED HEREIN, COMPRISES THE DECLARATION OF THE SURVEYOR'S PROFESSIONAL JUDGEMENT. IT DOES NOT CONSTITUTE A WARRANTY OR A GUARANTEE, EXPRESS OR IMPLIED, NOR DOES IT RELIEVE ANY OTHER PARTY OF HIS RESPONSIBILITY TO ABIDE BY CONTRACT DOCUMENTS, APPLICABLE CODES, STANDARDS, REGULATIONS AND ORDINANCES.
2. ALL CORNERS ARE MARKED UPON THE GROUND WITH AN IRON REBAR AND PLASTIC CAP MARKED FAKEMA & KINEMA, INC. LS 11941 UNLESS NOTED OTHERWISE.
3. SURVEY EQUIPMENT USED FOR THE FIELD SURVEY IS A LEICA T0805L TOTAL STATION WITH RETRO PRISMS, CALIBRATED AGAINST NGS BASELINE "BAVIEW" ON AUGUST 2, 1999.
4. 50 FOOT RIGHT-OF-WAY TO CITY OF OAK HARBOR BY THAT DEED RECORDED NOVEMBER 23, 1994, UNDER AUDITOR'S FILE NO. 94024204, RECORDS OF ISLAND COUNTY.
5. THE OWNERS OF LOTS 4, 5 AND 6 SHALL BE RESPONSIBLE FOR MAINTAINING THE 25 LANDSCAPE BUFFER ON SAID OWNERS PORTION OF LOTS 4, 5 AND 6 AS SHOWN HEREON.
6. TRACT A AS SHOWN HEREON SHALL BE GRANTED TO THE OWNER OF LOT 16 IN THE PLAT OF CROSSWOODS DIV. NO. 4, AS PER PLAT RECORDED IN VOL. 12 OF PLATS, PAGES 59 & 60, RECORDS OF ISLAND COUNTY.
7. TRACT B AS SHOWN HEREON SHALL BE GRANTED TO AND MAINTAINED BY THE FIRESIDE HOMEOWNERS ASSOCIATION.
8. 40X80 FOOT TEMPORARY EASEMENT ADJACENT TO LOTS 6 AND 7 IS HEREBY RESERVED FOR AND GRANTED TO THE CITY OF OAK HARBOR FOR TEMPORARY STREET PURPOSES. AT SUCH TIME THAT THE STREET IS EXTENDED THIS EASEMENT SHALL BE EXTINGUISHED.

## LAND DESCRIPTION

THE PLAT OF FIRESIDE, DIV. 4 EMBRACES ALL THAT PORTION OF SECTION 3 AND 4, TOWNSHIP 32 NORTH, RANGE 1 EAST OF THE WILLAMETTE MERIDIAN, CITY OF OAK HARBOR, ISLAND COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:  
COMMENCING AT THE SOUTHWEST CORNER OF SAID SECTION 3, BEING THE SOUTHEAST CORNER OF SAID SECTION 4; THENCE  
NORTH 01°37'15" EAST ALONG THE WEST LINE OF SAID SECTION 3, BEING ALSO ALONG THE EAST LINE OF SAID SECTION 4, A DISTANCE OF 250.18 FEET TO THE NORTH RIGHT-OF-WAY MARGIN OF FORT NUGENT AVENUE, SAID RIGHT-OF-WAY BEING 60.00 FEET IN WIDTH; THENCE  
SOUTH 51°14'24" WEST ALONG SAID NORTH MARGIN, A DISTANCE 64.94 FEET TO THE TRUE POINT OF BEGINNING; THENCE  
NORTH 38°43'36" WEST 40.00 FEET; THENCE  
NORTH 38°43'36" WEST 80.00 FEET TO THE BEGINNING OF A CURVE TO THE LEFT FROM WHICH A RADIAL LINE BEARS  
NORTH 51°14'24" WEST TO THE RADIIUS POINT; THENCE NORTHERLY ALONG SAID CURVE TO THE LEFT HAVING A RADIUS OF 225.00 FT. THROUGH A CENTRAL ANGLE OF 49°37'09", AN ARC DISTANCE 194.95 FEET; THENCE  
NORTH 01°37'15" EAST 127.00 FEET TO THE WEST LINE OF THE EAST 138.00 FEET OF THE WEST SOUTH 01°37'15" EAST ALONG SAID WEST LINE, BEING ALSO ALONG THE WEST LINE OF ISLAND COUNTY, SHORT PLAT 79-18, AS APPROVED APRIL 2, 1979, AND RECORDED APRIL 4, 1979, UNDER AUDITOR'S FILE NO. 349839, RECORDS OF ISLAND COUNTY, A DISTANCE OF 160.00 FEET TO THE BOUNDARY OF THE PLAT OF FIRESIDE, DIV. 3, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 13 OF PLATS, PAGES 140-142, RECORDS OF ISLAND COUNTY; THENCE WESTERLY AND NORTHERLY ALONG SAID BOUNDARY AND ALONG THE WESTERLY BOUNDARY OF THE PLAT OF FIRESIDE, DIV. 2, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 13 OF PLATS, PAGES 100-102, RECORDS OF ISLAND COUNTY, THE FOLLOWING COURSES AND DISTANCES:  
NORTH 87°38'45" WEST 22.00 FEET; THENCE  
NORTH 87°38'45" WEST 101.04 FEET TO THE BEGINNING OF A CURVE TO THE LEFT FROM WHICH A RADIAL LINE BEARS  
SOUTH 02°21'15" WEST TO THE RADIIUS POINT; THENCE SOUTHWESTERLY ALONG SAID CURVE TO THE LEFT, HAVING A RADIUS OF 20.00 FEET, THROUGH A CENTRAL ANGLE OF 90°44'00", AN ARC DISTANCE OF 51.87 FEET; THENCE TO THE SOUTHWEST CORNER OF THE PLAT OF CROSSWOODS, DIV. NO. 1, AS SHOWN HEREON, BEING ALSO ALONG THE WEST LINE OF SAID PLAT, PAGE 87, RECORDS OF ISLAND COUNTY; THENCE CONTINUING  
NORTH 33°37'15" EAST ALONG THE WEST LINE OF SAID PLAT, A DISTANCE OF 161.53 FEET TO THE SOUTHEAST CORNER OF THE PLAT OF CROSSWOODS DIV. NO. 4, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 12 OF PLATS, PAGE 59 AND 60, RECORDS OF ISLAND COUNTY; THENCE

THENCE  
SOUTH 63°33'23" WEST ALONG THE SOUTH LINE OF SAID PLAT, A DISTANCE OF 139.79 FEET; THENCE  
SOUTH 50°36'48" EAST 106.32 FEET; THENCE  
SOUTH 24°11'06" WEST 210.81 FEET; THENCE  
SOUTH 65°48'54" EAST 7.15 FEET; THENCE  
SOUTH 28°06'10" WEST 115.27 FEET; THENCE  
SOUTH 65°48'54" EAST 52.60 FEET; THENCE  
SOUTH 28°06'10" WEST 113.33 FEET; THENCE  
SOUTH 24°11'06" WEST 50.00 FEET; THENCE  
SOUTH 65°48'54" EAST 33.51 FEET; THENCE  
SOUTH 01°37'15" WEST 292.36 FEET; THENCE  
SOUTH 19°47'22" WEST 45.60 FEET; THENCE  
SOUTH 51°14'24" WEST 288.93 FEET; THENCE  
SOUTH 20°17'28" EAST 98.16 FEET TO THE POINT ON A CURVE FROM WHICH A RADIAL LINE BEARS  
NORTH 51°14'24" WEST 425.00 FEET; THENCE WESTERLY ALONG SAID CURVE, BEING TO THE RIGHT, HAVING AN ARC DISTANCE OF 5.00 FEET; THENCE  
SOUTH 21°37'19" EAST 145.40 FEET TO A POINT ON AFORESAID NORTH RIGHT-OF-WAY MARGIN OF FORT NUGENT AVENUE, SAID MARGIN BEING A CURVE WITH A RADIAL LINE  
FROM SAID POINT WHICH BEARS  
NORTH 21°37'19" WEST TO THE RADIIUS POINT; THENCE NORTHEASTERLY ALONG SAID NORTH MARGIN, BEING ALONG SAID CURVE TO THE LEFT, HAVING A RADIUS OF 606.50 FEET,  
THROUGH A CENTRAL ANGLE OF 17°18'17", AN ARC DISTANCE OF 183.17 FEET; THENCE CONTINUING ALONG SAID NORTH MARGIN  
NORTH 51°14'24" EAST 101.82 FEET TO THE TRUE POINT OF BEGINNING.

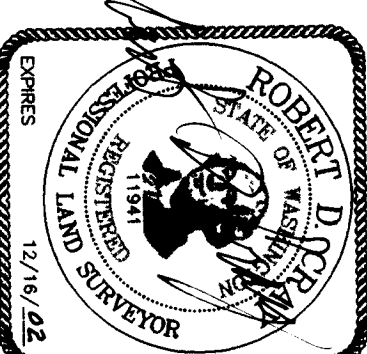


## SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE PLAT OF FIRESIDE DIV. NO. 4 IS BASED UPON AN ACTUAL SURVEY OF SECTION 3 & 4, TOWNSHIP 32 N., RANGE 1 E.W.M.; THAT THE COURSES AND DISTANCES ARE SHOWN CORRECTLY THEREON; THAT THE MONUMENTS HAVE BEEN SET AND THE LOT AND BLOCK CORNERS STAKED CORRECTLY ON THE GROUND; AND THAT I HAVE FULLY COMPLIED WITH THE PROVISIONS OF THE STATUTES AND PLATTING REGULATIONS.

*Robert D. Gray, P.L.S.*  
ROBERT D. GRAY, P.L.S.  
CERTIFICATE NO. 11941

12/26/00

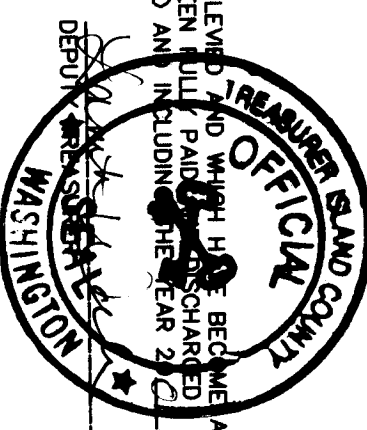


## TREASURER'S CERTIFICATE

I HEREBY CERTIFY THAT THERE ARE NO DELINQUENT SPECIAL ASSESSMENTS AND ALL SPECIAL ASSESSMENTS ON ANY OF THE PROPERTY HEREIN CONTAINED DEDICATED AS STREETS, ALLEYS OR FOR OTHER PUBLIC USE ARE PAID IN FULL.  
THIS 11<sup>th</sup> DAY OF January, 2001

*Douglas A. Werhman*  
DOUGLAS A. WERHMAN  
OAK HARBOR FINANCE DIRECTOR

MAIRNE R. SAUTER, ISLAND COUNTY TREASURER



APPROVALS 11<sup>th</sup> DAY OF January, 2001

EXAMINED AND APPROVED THIS 11<sup>th</sup> DAY OF January, 2001  
*Ryan Goodman*  
RYAN GOODMAN P.E., OAK HARBOR CITY ENGINEER

*Bruce M. Van Tassel*  
BRUCE M. VAN TASSEL, CHAIRMAN

APPROVED BY THE CITY COUNCIL OF OAK HARBOR, WASHINGTON, THIS 11<sup>th</sup> DAY OF January, 2001  
*Rosemary Morrison*  
ROSEMARY MORRISON, CLERK

*Patricia A. Cohen*  
PATRICIA A. COHEN, MAYOR

## AUDITOR'S CERTIFICATE

FILED FOR RECORD AT THE REQUEST OF FAKEMA & KINEMA, INC. THIS 17<sup>th</sup> DAY OF January, 2001, RECORDS OF ISLAND COUNTY, WASHINGTON. 2002-36625  
*Suzanne Sinclair*  
SUZANNE SINCLAIR  
ISLAND COUNTY AUDITOR

## CERTIFICATE OF TITLE

RECORDED January 17<sup>th</sup>, 2001, IN VOLUME 251, PAGE 43, UNDER AUDITOR'S FILE NO. 2002-36625, RECORDS OF ISLAND COUNTY, WASHINGTON.

## OWNER:

KARL C. KRIEG III  
70 WEST SLEEPER ROAD  
OAK HARBOR, WA 98277  
PHONE (360) 679-4151